



Features & Amenities

Stylish Living

- Two-story living
- A short distance to Nellis Air Force Base
- 10 minutes to the Cannery Casino and the Las Vegas Speedway
- 15 minutes to downtown Las Vegas
- 18 minutes to the Las Vegas Strip

Residences

- Four bedrooms and 2.5 bathrooms
- 1-car garage with driveway
- Kitchen with breakfast bar
- 25 decibel noise level reduction – reduces exterior sound penetration

Interior Appointments

- Two-panel white interior doors
- Upgraded fit-and-finish detail on baseboards and door casings
- Metroflor Waterproof Luxury Vinyl Tile (Oyster) in downstairs and upstairs bathrooms and in the laundry closet
- Dwellings Alpine carpet (Dove) with 6 lb. carpet pad in all bedrooms, closets, and the stairwell

Functional Kitchens

- Frigidaire Stainless Steel appliance package: 30" gas range/oven, 1.6 cu. ft. microwave hood over the range and a 24" built-in dishwasher
- Smokey Pearl Granite countertop with polished square edge and a 4" tall backsplash
- Sterling single-basin stainless steel sink
- Moen Stainless one handle pull-down faucet
- PCS – Maple Stain Shaker Door cabinetry with a 1" crown and satin nickel pulls

Relaxing Baths

- Smokey Pearl Granite countertops with polished square edge countertops and a 4" tall backsplash
- One-piece walk-in shower in primary bathroom
- PCS – Maple Stain Shaker Door cabinetry with satin nickel hardware pulls
- White undermount sinks with Moen chrome faucets

Conveniences

- Recessed can lights and modern rocker switches throughout the home, in bedrooms, and in closets
- Soft water loop hookup
- Ceiling fan prewire in great room and in all bedrooms
- Receptacles with LED night lights in high-traffic areas
- Cat 6 and RG6TV prewire to all bedrooms and the great room
- Programmable thermostat
- Garage door opener with remote

Construction Highlights

- One ground-mounted high-efficiency (14 SEER rated) air condenser by Bryant
- High-performance dual-glazed argon-gas filled white vinyl windows
- HVAC jump ducts in bedrooms for sound mitigation
- Tightly-sealed air ducts and building wrap to reduce air infiltration

Landscape Detail

- Thoughtful front yard landscaping with feature plantings

Home Warranty

- Homeowner orientation within five days of closing escrow
- Paragon Life Builders provides a warranty for workmanship and materials during the first year of ownership, and a warranty for systems (electrical, plumbing, HVAC) during the first and second years of ownership. Additionally, Paragon Life Builders purchases a structural warranty at the close of escrow on behalf of the homeowner, which provide for structural coverage of qualified defects for years three through ten of ownership.

Personalized Options

- Appliance option available for washer, dryer and refrigerator
- Check with sales counselor for applicable cut-off dates on all options

Selected floor plans, features and square footage of individual homes may vary from illustrations. Pricing, plans, features, square footage and other facilities are subject to change by the developer, at its sole discretion, without notice.

